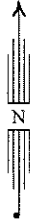


Prepared by:

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Plan Showing:

Area to be leased being part of the second floor of the building situated on Lot 1 on SP 144559
 Parish of Redland
 County of Stanley
 Title Reference: 50435574

Note:

Area calculated as per Gross Lettable Area Retail (Property Council of Australia) being measurements taken to the inside of external walls and glass, midline of inter-tenancy walls and corridor side of corridors

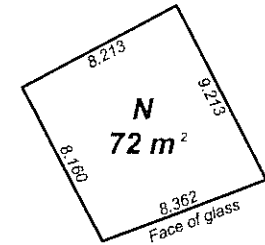
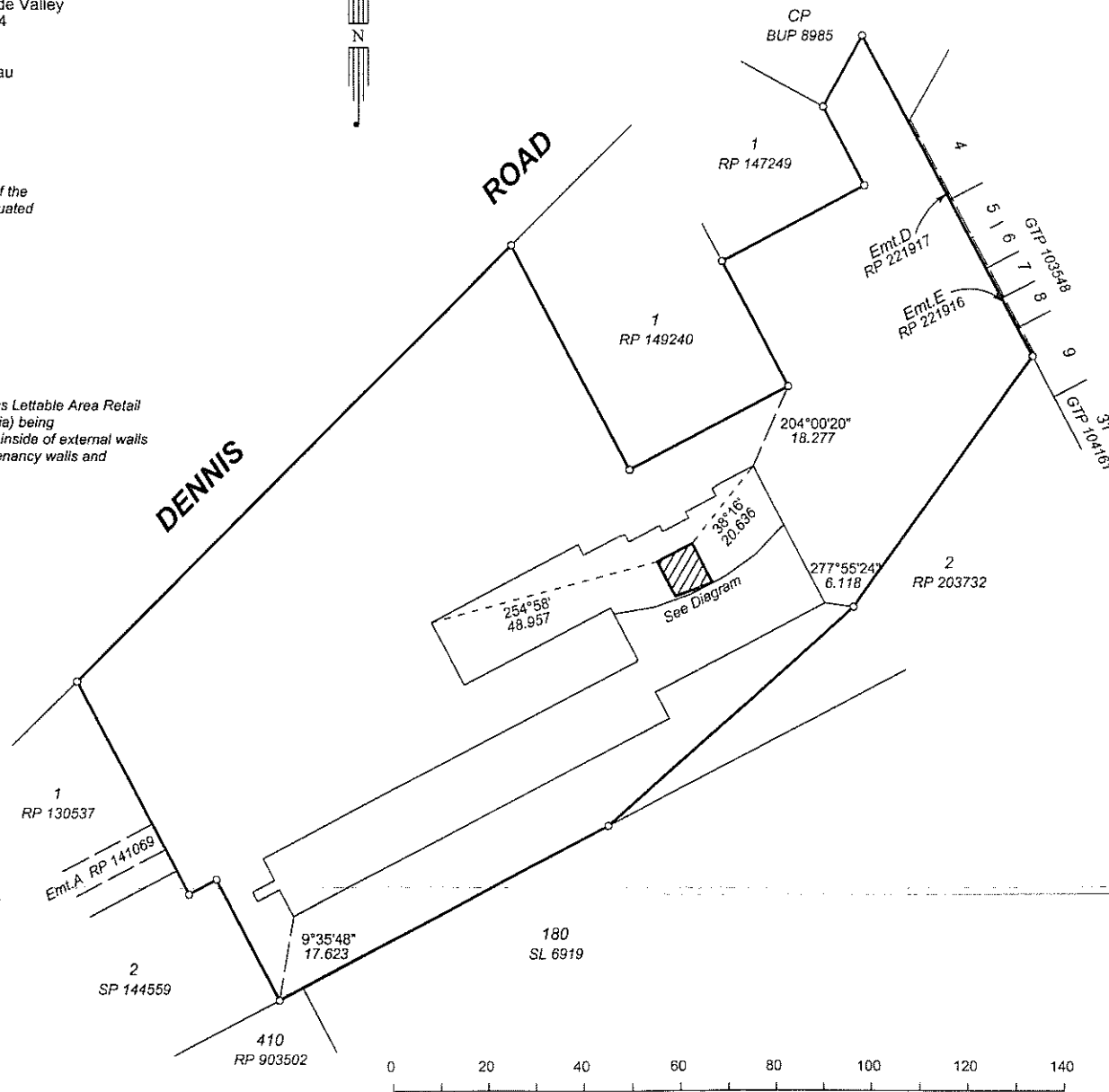


Diagram
 Scale 1 : 250

I John deLacouture, Registered Surveyor Land, hereby certify that the details shown on this sketch plan are correct.

John deLacouture
 Registered Surveyor Land
 20/4/88
 Date